



VILLAGE OF VOLENTE, TEXAS
AGENDA

Board of Adjustments
Friday, October 16, 2020 at 1:00 PM
Via Videoconferencing as Described Below

Notice is hereby given that the Board of Adjustments of the Village of Volente, Texas, will hold a REMOTE Special Called Meeting on October 16th, 2020 at 1:00 PM at which time the following items will be discussed, to-wit:

REMOTE ACCESS ONLY:

In accordance with the order of the Office of the Governor issued March 16, 2020, the Board of Adjustments of the Village of Volente will conduct a videoconference meeting in order to advance the public health goal of limiting face-to-face meetings (also called "social distancing") to slow the spread of the Coronavirus (COVID19).

The public may participate in this Zoom meeting by using Zoom ID: 311 009 5616, Passcode is: 10162020.

If you wish to speak during the meeting, please provide your name, phone number and the item number you wish to speak on to city.secretary@volentetexas.gov by 12:00 Noon on October 15, 2020.

Members of the public who wish to submit their written comments in lieu of speaking shall submit their comments by emailing city.secretary@volentetexas.gov. Comments must be received by 12:00 Noon on October 15, 2020.

I. ITEMS OPENING THE MEETING

- A. Call to Order
- B. Call Roll and Establish Quorum

II. CITIZEN COMMENTS

III. PUBLIC HEARING AND ACTION

1. Request by David Weekley Homes on behalf of Michael and Eileen Ditto for a Variance in accordance with Village of Volente code of Ordinances Section 9.02.41, (General Requirements and Limitations, Conformity to building setback requirements), Ordinance No. 2016-O-173, Sec 30.108. at 16313 Jackson Street (Lime Creek Estates Lake Travis Sub. No 2, Lot 3, 1.5939 acres.

- A. Applicant presentation
- B. Open public hearing
- C. Closed public hearing
- D. Discussion
- E. Motion _____

Made by: _____

Seconded by: _____

Vote: (Names and Y or N)

V. ADJOURNMENT

I certify that the above notice of the October 16, 2020 Board of Adjustments Meeting was posted on the Municipal Building Window, 16100 Wharf Cove, Volente, Texas 78641 by 5:00 PM on Friday, September 25, 2020 and the Village website and will remain posted continuously until said meeting is convened.

A handwritten signature in black ink, appearing to read 'Debbie Gold', is written over a horizontal line. The signature is stylized with large loops and a long horizontal stroke extending to the right.

Debbie Gold, Interim City Secretary

The City Council reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices,) and 551.086 (Economic Development).

The Village of Volente is committed to compliance with the Americans with Disabilities Act (ADA). Reasonable accommodations and equal access to communications will be provided to those who provide notice to the City Secretary at (512) 250-2075 at least 48 hours in advance.

The Story Behind Our Building Plan

from Mike and Eileen Ditto

**Supporting materials for variance request
Village of Volente Board of Adjustments meeting
2020-10-16**

We chose to move to the Austin area to achieve our goal of retiring in a home with a workshop in a pleasant, affordable community with good schools for our kids. We bought our lot in Volente after rejecting all the existing homes we toured in nearby areas like Cedar Park and Round Rock, many of them very nice and reasonably priced, but all on fenced lots with HOAs that don't allow building anything that your neighbors can see - i.e. a workshop. We couldn't imagine needing more than half an acre, so 1.59 acres seemed like an infinite space relative to our plans.

As you may know, David Weekley Homes primarily builds homes from their portfolio of existing house plans, but with a remarkable amount of customization available in their Build on Your Lot program. We chose a model from their Executive series - it is certainly not the biggest model in that series, in fact it appears to be the smallest model in terms of footprint. We added a normal-sized attached 3-car garage to the plan, turned sideways to fit in our relatively narrow lot.

When it came time to choose a position on the lot for the house, there were three complicating factors:

1. The front right corner of our lot has a large triangular area made unusable for building purposes by a drainage easement. This area extends to 121 feet from the front of our lot, more than double the minimum 50 foot setback to which our neighbors on either side have built their houses. The natural location of our driveway coming around from the right side of the house necessitated moving the house even further away from the street because, unlike the setbacks, the drainage easement disallows even a driveway from being placed within it.
2. We planned to take advantage of the slope of the lot to have a walk-out basement, and for maximum efficiency (reduced excavation and foundation cost) there was one spot on the lot with the optimal topography.
3. Early sketches showed that the widest part of the house with the garage was going to be 85-90 feet, and our lot, although 133.16' wide, has 25' setbacks on the two sides, leaving 83'1" of buildable space.

Taking these factors into account, our builder proposed a location near the center of our lot with the house rotated about 45 degrees to allow it to fit within the 83-feet-apart setback lines and take maximum advantage of the terrain slope direction. We did not like having our house so far from the street, at such an odd angle, nor with the resulting rather strange sightlines and views out of our front windows (our front door would have basically faced one neighbor's back porch). But we went forward

with what seemed like the best compromise given the constraints. We assumed that the setback limits were inviolable and so did not look into the idea of requesting a variance from them.

When it came time to introduce our plans to our neighbors, specifically, to the architectural control committee of the 8-lot subdivision which includes our lot, our neighbors raised several concerns with our plans. We found all of these concerns to be entirely reasonable and in fact completely aligned with our desires. Like us, they don't want our house to be visible out their back windows, nor to have their back porches visible from our front door or dining room windows. They requested that the house be placed closer to, and parallel to, the street similar to the adjacent houses. We had desired just such a plan but rejected it only because of the perceived constraints listed above. But on hearing that our neighbors and we had common interests we asked our builder to look harder at these assumptions with a willingness to increase our budget in order to build something that will make everybody happier. The primary cost risk was in the increased excavation depth if we didn't take advantage of the spot with the optimum slope.

Working with our builder we made several observations:

1. By mirroring (left-to-right) our plan, we could move the garage and driveway to the left side of the lot, enabling the house to be brought forward to the very edge of the drainage easement.
2. This mirroring would result in the deepest portion of the foundation excavation being on the lower (downhill) side of the lot, avoiding most of the feared cost increase.
3. As we had made customizations and final adjustments to our plan, the envelope width of the house footprint had solidified at 84 feet 9 inches, bringing it ever so close to the distance between the setback limits.

With this proposed set of changes it seemed that we could address all three of the original constraints with the exception of being 20 inches wider than the setback limits allow. This does not meet every wish in that it still places the house 121 feet from the street (just touching the drainage easement), but we can see no way to build our house or anything remotely resembling it closer than that to the street given the hard constraint of the drainage easement.

We looked for a way to modify our plans to meet the 83'1" setback limits. We had already "shrunk" our floor plan - primarily for cost/budget reasons, we had asked our builder to trim a few hundred square feet by slightly shrinking rooms here and there. Weekley's designer did manage to make that adjustment, but it was mostly in the front-to-back dimension; the house didn't get much narrower. We don't think the house can be "shrunk" any further. Several rooms in the house are already pretty close to being taller than they are wide - a room with a ceiling height greater than the distance between the walls makes you feel like you're in an elevator. We considered shrinking the garage - the garage is the only room that touches the left side of the footprint, so only that one space would need to shrink. But its current size is a typical size for a 3-car garage, and of the 3 bays in the garage, one of them is already shorter than the others due to giving up some space to the utility room. That third bay already

is not deep enough for us to park our current minivan in, but we could park a compact car there. If the garage was an inch shallower it wouldn't really be a 3-car garage any more and we feel that an attached 3-car garage is a reasonable expectation for a house on 1.59 acres.

We discussed this compromise with our neighbors, directly with Tom Blauvelt, then via a submission of the revised plan to the ACC. We explained that it would depend on their tolerance of our request for a variance from the setback limit. They agreed that the plan was much better than the original and that it resolved their earlier concerns and deferred to the Village of Volente permit and variance process for further consideration.

We chose to request the variance on the right side of our lot because this is what we expect to be the "quiet side" of our house - there will be no driveway, garage doors, engines starting, vehicles or visitors coming and going, etc. on that side of the house.

As far as the overall size of the house we feel that we have done an outstanding job of designing a house with a very small "footprint" on the neighborhood considering its interior space and features. We started with the smallest of Weekley's plans, added extensive finished square footage in the attic/second floor and extensive unfinished square footage in the basement, all without significantly changing the exterior size or appearance relative to the stock house plan, which you can see here:

<https://www.davidweekleyhomes.com/new-homes/tx/austin/austin/suburban-build-on-your-lot-executive-collection/sanders>



We also are building a workshop building (the "detached garage" on our plans). We were going to defer that construction for a year or two, but to make sure that everybody concerned knows what to expect we have included it in the immediate project. I (Mike) always envisioned a workshop building in my back yard. But my conversations with our future neighbors made it clear that they highly value the views from their back windows, and our house has already been forced rearward, so I moved the workshop to the front of the house to preserve their (and our) rear window views. The workshop building will be within the space that "normally" would be occupied by our house if it were positioned like our two adjacent neighbors' houses, so it will not interfere with their front-window views, nor with the "curb appeal" of their homes. It will be finished with the same materials and style as the main house and surrounded with appealing landscaping consistent with the house and yard. I am making a small sacrifice here compared to my long time vision of having a workshop in the back yard in that I will be obligated to keep the area around the building as neat and presentable as the front of the house - no piles of lumber stacked against the exterior wall, etc.

We both are very excited to begin construction on our project and are dreaming every day of living in our new home in Volente. We appreciate the constructive feedback and obvious interest in the quality of our neighborhood shared by our future neighbors.

Mike and Eileen Ditto

NOTICE OF PUBLIC HEARINGS

Notice is hereby given that the Village of Volente Board of Adjustments will hold a Special Called Meeting and Public Hearing on Friday, October 16, 2020 at 1:00 PM to consider the following:

The meetings will be conducted utilizing a videoconferencing tool. Board of Adjustments, staff and citizens will participate via audio only. Instructions and direct links to view the meetings or speak during citizens' comment can be found at villageofvolente-tx.gov

Zoom Meeting ID is 311 009 5616, Password is 10162020.

To participate in the citizens comment portion of the meeting all questions or comments must be submitted 3 hours prior to the beginning of the meetings utilizing the Village's email city.secretary@volentetexas.gov. The virtual login will start approximately 20 minutes prior to the meetings which will begin at 1:00 p.m. For information concerning these matters email city.secretary@volentetexas.gov.

APPLICATION FOR VARIANCE:

Request by David Weekley Homes on behalf of Michael and Eileen Ditto for a Variance in accordance with Village of Volente Code of Ordinances Section 9.02.041, (General Requirements and Limitations, Conformity to building setback requirements) Ordinance No. 2016-O-173, Sec 30.108.(16313 Jackson Street) Lime Creek Estates Lake Travis Sub. No 2, Lot 3, 1.5939 acres.

Application for Variance

0/2
for
Ad



VILLAGE OF
VOLENTE

**VOV USE
ONLY:**

Date of Submittal:

BOA/P&Z.

Public Ntc Date:

10/1/2020

Date of Mtg:

Friday
10/16/2020
@ 1:00pm

Approve / Deny:

Findings of Facts:

☐ Zoning ☒ Development ☐ Building ☐ Other:

Property Address: 11633 Jackson Street

Legal Description: LOT 3 LIME CREEK ESTATES

Acreage: 1.5939 Is property within floodplain? NO

Property Owner(s): Michael & Eileen Ditto

Phone: 650-787-0778 Email: ford@omnicran.com

Mailing Address: 9009 North FM 620 Apt. #1602
Austin, TX 78726

Contractor: David Weckley Home Contact Name: Chloe Butler

Phone: 512-821-8803 Email: cbutler@dwhomes.com

Mailing Address: 9000 Waterford Centre Blvd
Austin, TX 78758

*Authorized Agent form must be completed if applicant is not owner

Project for Which Variance Is Sought: Encroachment of
New Home into Building Setback.

Applicable Section/Subsection of Ordinance: Sec. 9.02.041 (c)

Justifications: To adhere to HOA guidelines and
avoid Drainage Easement, we have encroached
25' BL by a maximum of 1ft 8in.

Special Conditions: Drainage Easement on West
Side of the lot -> forcing footprint of
home backwards & to the east.

Attachments: ☒ Photos ☒ Site Plan ☒ Conceptual Plan ☒ Letter

See other variance

SUBMITTAL VERIFICATION/INSPECTION AUTHORIZATION

That I, as owner or duly authorized officer of the property hereinafter referenced, do hereby execute this document, acknowledge the above statements to be true and accurate to the best of knowledge, and understand that knowing and willful falsification of information will result in rejection of my application and may be subject to criminal prosecution. I agree to compliance with all applicable codes and ordinances of the Village. I authorize the Village or their representatives to visit and inspect the property for which this application is being submitted. I further understand that Village Staff review time may take up to ten (10) business days per review.

APPLICANT SIGNATURE

Chloe Butler
Printed Name

8/6/20
Date

STAFF:

August 6, 2020

Village of Volente

ATTN: Permit Department

16100 Wharf Cove

Volente, Texas 78641

512-250-2075

RE: Building Setback Variance Application

16313 Jackson Street Volente, Texas 78641

Village of Volente Permit Department:

Please accept the enclosed application and required documents for the above mentioned address. The lot is currently vacant. We will be constructing a two-story, single family residence with an unfinished basement for individual property owners Michael & Eileen Ditto.

In order to juggle the responsibilities of creating a home that fulfills the dreams of the Ditto family, while also satisfying the guidelines and wishes of the Homeowner's Association presiding over this property, we have designed a home that is squared up to Jackson street and utilizes all of the space that the lot has to offer. However, there is a drainage easement on the west side that subsequently forces us to push the home back quite a ways... about 121' off the street. Initially we had planned to angle the home to allow adequate space for the home without encroaching on that easement as well as any setbacks or build lines on the lot. After speaking to and working with the Homeowner's Association and the neighbor immediately to the right of the Ditto's future home (from street view), we have redesigned the site plan of the home to adhere to their requests. Unfortunately, the footprint of the home encroaches on the 25' building setback just slightly on that right side of the home (again from street view). We are requesting a variance to allow the home to encroach on that build line by 8.5" on the front of the home and 1'8" toward the rear of the home (see site plan for guidance). As mentioned, we have worked with the neighboring resident on this and have received no objection to this placement of our proposed home. The encroachment of the home will not exceed over that 1'8".

If you need any additional information regarding this project, please feel free to contact me at 512-821-8803.

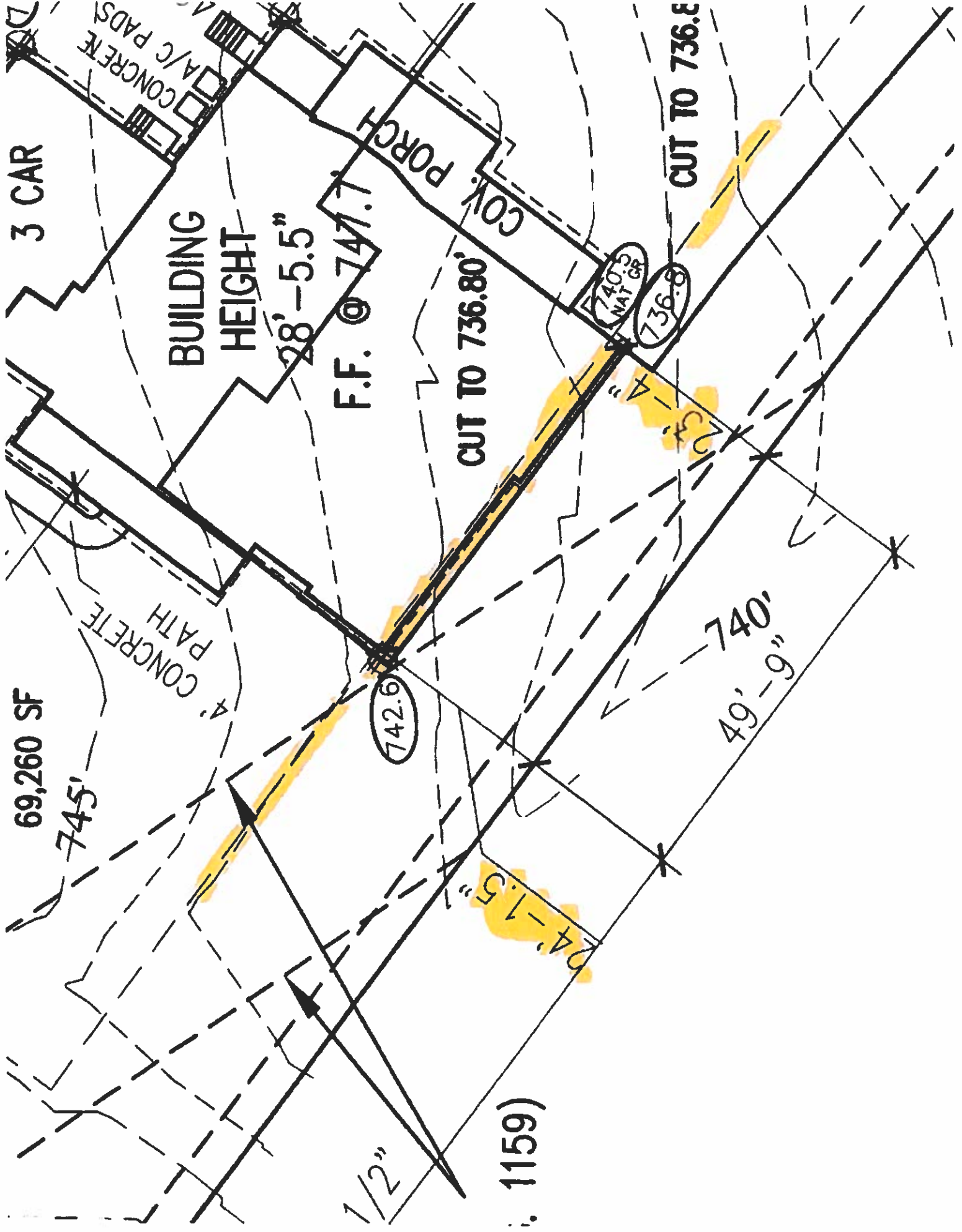
Sincerely,

A handwritten signature in black ink, appearing to read 'Chloe Butler', with a stylized flourish at the end.

Chloe Butler

Starts Coordinator

David Weekley Homes



69,260 SF

3 CAR

BUILDING
HEIGHT

28'-5.5"

F.F. @ 741.7'

COV. PORCH

CUT TO 736.80'

CUT TO 736.8

740'
49'-9"

1159)

1/2"

24'-1.5"

740.3
NAT GR

736.8

742.6

4' CONCRETE
PATH



VILLAGE OF
VOLENTE

VOV USE
ONLY:

Date Submitted:

8/12/20

Amount Rec'd:

Receipt No.

Date Approved
by Engineer:

CK W/ATS

APPLICATION FOR RESIDENTIAL BUILDING PERMIT

(CHECK ONE & INCLUDE NECESSARY SUPPORTING MATERIAL)

Address of Property: 16313 Jackson Street

Legal Description: LOT 3 LIME CREEK ESTATES

Property Owner Name(s): Michael & Eileen Ditto

Telephone: 650-797-0778 Email: ford@omnicron.com

Mailing Address: 9009 North FM 620 APT# 1602 Austin, TX 78726

Contractor: David Weekley Homes Contact Name: Chloe Butler

Telephone: 512-821-8803 Email: cbutler@dwhomes.com

Mailing Address: 9000 Waterford Centre Blvd Austin, TX 78758

**Authorized Agent form must be completed if applicant is not owner*

Existing Use: Vacant Proposed Use: New Single Family Residence

Existing Zoning: SR Gross Acres: 1.5939 Project Valuation: ~\$747,000

Brief Description of Proposed Work: New 2-Story, Single Family Residence + Basement
with 5 bedrooms, 4 bathrooms and a 3-car garage + additional detached garage

The following items or information must be submitted along with this application:

■ **Description:** Written proposal for the project and/or site plan. Describe in as much detail as possible the current and proposed uses/activities. Attach separate sheets as necessary.

■ **Plans:** 1 printed copy of the building plans (if applicable) for the property and electronic submission of the plans to the Village of Volente via email.

■ **Deposit:** Made payable to the Village of Volente for the amount shown in the Fee Schedule.

■ **Tax Receipt, Closing Statement or Deed, Authorized Agent Form, & Variance Application as applicable.**

SUBMITTAL VERIFICATION/INSPECTION AUTHORIZATION

That I, as owner or duly authorized officer of the property hereinafter referenced, do hereby execute this document, acknowledge the above statements to be true and accurate to the best of knowledge, and understand that knowing and willful falsification of information will result in rejection of my application and may be subject to criminal prosecution. I agree to compliance with all applicable codes and ordinances of the Village. I authorize the Village or their representatives to visit and inspect the property for which this application is being submitted. I further understand that Village Staff review time may take up to ten (10) business days per review.

APPLICANT SIGNATURE

Chloe Butler

Printed Name

8/6/2020

Date

STAFF:

[Signature]



VILLAGE OF
VOLENTE

Authorized Agent Affidavit

I We, MICHAEL AND EILEEN DITTO
owner(s) of 16313 Jackson St.
authorize Chloe Butler / David Weckley Homes
to represent and act on my behalf regarding the above named property for the
purpose of preparing and submitting applications or requests for inspections to the
Village of Volente for review and approval of the following:

Residential Building Permit
(Type of Application, Permit or Inspection)

Michael R Ditto

Signature

MICHAEL R DITTO

Print Name

21 JAN 2020

Date

Eileen DITTO

Signature

EILEEN DITTO

Print Name

21 JAN 2020

Date

The State of Texas

County of Travis

BEFORE ME, the above signed authority, on this day personally appeared

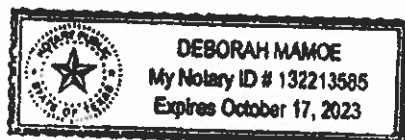
Michael & Eileen Ditto

known to me to be the person whose name is subscribed to the foregoing
instrument and acknowledged to me that (s)he executed same for the purpose and
consideration therein expressed in the above affidavit.

Given under my hand and seal of office on this 21 day of January,
2020

Notary Public: Deborah Mamoe

My Commission Expires October 17, 2023



August 6, 2020

Village of Volente

ATTN: Permit Department

16100 Wharf Cove

Volente, Texas 78641

512-250-2075

RE: Building Permit Application

16313 Jackson Street Volente, Texas 78641

Village of Volente Permit Department:

Please accept the enclosed application and required documents for the above mentioned address. The lot is currently vacant. We will be constructing a 2-Story single family residence with an unfinished basement for individual property owners Michael & Eileen Ditto. The home will be 5,896 HVAC sq. with an attached, side entry, 3 car garage. There will also be a 770 sqft. detached garage in front of the home that will contain the housing for a well (total foundation area of the main home and garage - 5,054 sqft.). All specifics, including square footage information, etc. may be found on the enclosed plans.

The well for the property will be installed by Texan Water. A septic system will be installed and the Authorization to Construct and OSSF application has been submitted by Paul Swoyer Septics, LLC.

If you need any additional information regarding this project, please feel free to contact me at 512-821-8803.

Sincerely,

Chloe Butler

Starts Coordinator

David Weekley Homes

BRUCE ELFANT
TAX ASSESSOR - COLLECTOR
5501 AIRPORT BLVD.
P.O. BOX 1748
AUSTIN, TX 78767

PROPERTY TAX RECEIPT

THANK YOU FOR PAYING YOUR PROPERTY TAXES TO THE TAXING UNITS BELOW FOR:
2019

TAXING UNIT	TAXABLE VALUE	TAX RATE	AMOUNT PAID	PERCENT
TRAVIS COUNTY	156,397	0.369293	577.56	16.73 %
TRAVIS CENTRAL HEALTH	156,397	0.105573	165.11	4.78 %
VILLAGE OF VOLENTE	156,397	0.090000	140.76	4.08 %
ACC (TRAVIS)	156,397	0.104900	164.06	4.75 %
LEANDER ISD	156,397	1.437500	2,248.21	65.13 %
TRAVIS COUNTY ESD #14	156,397	0.100000	156.40	4.53 %
TOTAL PAID:			3,452.10	

ON THE PROPERTY DESCRIBED AS:
LOT 3 LIME CREEK ESTATES

DITTO MICHAEL R & EILEEN
9009 N FM 620 RD APT 1602
AUSTIN TX 78726-4220

BILLING #: 797849 PARCEL #: 01725302240000
PAYMENT FOR: 01/29/2020

15/TC/RC/ 1906807-BAL

General Warranty Deed

Notice of confidentiality rights: If you are a natural person, you may remove or strike any or all of the following information from any instrument that transfers an interest in real property before it is filed for record in the public records: your Social Security number or your driver's license number.

Date: March 13th, 2019

Grantor: GREGORY S. JONES and SUSAN K. JONES, spouses

Grantor's Mailing Address:

10805 Chateau Hill
Austin TX 78750

Grantee: MICHAEL RICHARD DITTO and EILEEN DITTO, spouses

Grantee's Mailing Address:

5111 Bellwood Dr
Santa Clara CA 95054

Consideration: Cash and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged.

Property (including any improvements):

Lot 3, LIME CREEK ESTATES REPLAT OF A PORTION OF LOT 5, LAKE TRAVIS SUBDIVISION NO. 2, according to the map or plat thereof, recorded in Document No. 200600199, Official Public Records, Travis County, Texas.

Reservations from Conveyance: None.

Exceptions to Conveyance and Warranty: Liens described as part of the Consideration and any other liens described in this deed as being either assumed or subject to which title is taken; validly existing easements, rights-of-way, and prescriptive rights, whether of record or not; all presently recorded and validly existing restrictions, reservations, covenants, conditions, oil and gas leases, mineral interests, and water interests outstanding in persons other than Grantor, and other instruments, other than conveyances of the surface fee estate, that affect the Property; validly existing rights of adjoining owners in any walls and fences situated on a common boundary; any discrepancies, conflicts, or shortages in area or boundary lines; any encroachments

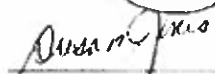
or overlapping of improvements; and taxes for 2019, which Grantee assumes and agrees to pay, and subsequent assessments for that and prior years due to change in land usage, ownership, or both, the payment of which Grantee assumes.

Grantor, for the Consideration and subject to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty, grants, sells, and conveys to Grantee the Property, together with all and singular the rights and appurtenances thereto in any way belonging, to have and to hold it to Grantee and Grantee's heirs, successors, and assigns forever. Grantor binds Grantor and Grantor's heirs and successors to warrant and forever defend all and singular the Property to Grantee and Grantee's heirs, successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty.

By acceptance hereof, Grantee accepts the Property "AS IS" in its present condition, with any and all defects and without warranty except for those warranties of title set forth herein.

When the context requires, singular nouns and pronouns include the plural.


GREGORY S. JONES


SUSAN K. JONES

STATE OF TEXAS §
COUNTY OF TRAVIS §

This instrument was acknowledged before me on the 13th day of March, 2019, by GREGORY S. JONES and SUSAN K. JONES.




NOTARY PUBLIC, State of Texas



FILED AND RECORDED
OFFICIAL PUBLIC RECORDS


DANA DEBEAUVOIR, COUNTY CLERK
TRAVIS COUNTY, TEXAS

March 20 2019 04 12 PM

FEE \$ 30 00 2019038930

TICE OF PUBLIC HEARING

Notice is hereby given that the Village of Volente Planning and Zoning Commission will hold a Special Called Meeting and Public Hearings on Monday, September 21, 2020 at 5:30 PM to consider the following:

The meetings will be conducted utilizing a videoconferencing tool. Planning and Zoning Commission, City Council members, staff and citizens will participate via audio only. Instructions and direct links to view the meetings or speak during citizens comment can be found at villageofvolente-tx.gov.

To participate in the citizens comment portion of the meeting all questions or comments must be submitted 3 hours prior to the beginning of the meetings utilizing the Village's email city.secretary@volentetexas.gov. The virtual login will start approximately 20 minutes prior to the meetings which will begin at 5:30 p.m. For information concerning these matters email city.secretary@volentetexas.gov.

APPLICATION FOR VARIANCE:

Request by Mike and Debbie Gold and Bryan and Ligaya Thompson for a Variance in accordance with Village of Volente Code of Ordinances Section 9.05.124, (Electric, Cable, Telephone, and Telecommunications Utilities) Ordinance No. 2004-O-36, Sec 33.351, to install an overhead utility pole as shared use as needed at the property lines at the location (8017 and 8023 Lakeview Street) Lake Travis Sub. No 1 Lot A/Lot B. 1.07 acres/1.06 acres.

APPLICATION FOR VARIANCE:

Request by David Weekley Homes on behalf of Michael and Eileen Ditto for a Variance in accordance with Village of Volente Code of Ordinances Section 9.05.124, (Electric, Cable, Telephone, and Telecommunications Utilities) Ordinance No. 2004-O-36, Sec 33.351, to install 2 new overhead utility poles as needed at the location (16313 Jackson Street) Lime Creek Estates Lake Travis Sub. No 2 Lot 3. 1.5939 acres.

APPLICATION FOR VARIANCE:

Request by David Weekley Homes on behalf of Michael and Eileen Ditto for a Variance in accordance with Village of Volente Code of Ordinances Section 9.05.124, (Electric, Cable, Telephone, and Telecommunications Utilities) Ordinance No. 2004-O-36, Sec 33.351, to install 1 new primary pole as needed at the location in the easement location 16304 Jackson Street, Lot 17, Block A Village of Volente Phase 2, 1.40 acres property belonging to: Saye Kiaei Trust 4438 North 85th Street Scottsdale, AZ 85251-2827. Electrical primary pole for power to (16313 Jackson Street) Lime Creek Estates Lake Travis Sub. No 2 Lot 3. 1.5939 acres.

APPLICATION FOR VARIANCE:

Request by David Weekley Homes on behalf of Michael and Eileen Ditto for a Variance in accordance with Village of Volente Code of Ordinances Section 9.02.041, (General Requirements and Limitations, Conformity to building setback requirements) Ordinance No. 2016-O-173, Sec 30.108.(16313 Jackson Street) Lime Creek Estates Lake Travis Sub. No 2 Lot 3. 1.5939 acres.

APPLICATION FOR VARIANCE:

Request by David Weekley Homes on behalf of Jerry Barnes and Michael Bibeault for a Variance in accordance with Village of Volente Code of Ordinances Section 9.05.124, (Electric, Cable, Telephone, and Telecommunications Utilities) Ordinance No. 2004-O-36, Sec 33.351, to install 2 new overhead utility poles as needed at the location (16308 Jackson Street) Lot 16 Block A, Village at Volente Phase 2. 1.29 acres.

NOTICE OF PUBLIC HEARING

Notice is hereby given that the Village of Volente City Council will hold a Special Called Meeting and Public Hearings on Tuesday, September 22, 2020 at 5:30 PM to consider the following:

The meetings will be conducted utilizing a videoconferencing tool. Planning and Zoning Commission, City Council members, staff and citizens will participate via audio only. Instructions and direct links to view the meetings or speak during citizens comment can be found at villageofvolente-tx.gov.

To participate in the citizens comment portion of the meeting all questions or comments must be submitted 3 hours prior to the beginning of the meetings utilizing the Village's email city.secretary@volentetexas.gov. The virtual login will start approximately 20 minutes prior to the meetings which will begin at 5:30 p.m. For information concerning these matters email city.secretary@volentetexas.gov.

APPLICATION FOR VARIANCE:

Request by Mike and Debbie Gold and Bryan and Ligaya Thompson for a Variance in accordance with Village of Volente Code of Ordinances Section 9.05.124, (Electric, Cable, Telephone, and Telecommunications Utilities) Ordinance No. 2004-O-36, Sec 33.351, to install an overhead utility pole as shared use as needed at the property lines at the location (8017 and 8023 Lakeview Street) Lake Travis Sub. No 1 Lot A/Lot B. 1.07 acres/1.06 acres.

APPLICATION FOR VARIANCE:

Request by David Weekley Homes on behalf of Michael and Eileen Ditto for a Variance in accordance with Village of Volente Code of Ordinances Section 9.05.124, (Electric, Cable, Telephone, and Telecommunications Utilities) Ordinance No. 2004-O-36, Sec 33.351, to install 2 new overhead utility poles as needed at the location (16313 Jackson Street) Lime Creek Estates Lake Travis Sub. No 2 Lot 3. 1.5939 acres.

APPLICATION FOR VARIANCE:

Request by David Weekley Homes on behalf of Michael and Eileen Ditto for a Variance in accordance with Village of Volente Code of Ordinances Section 9.05.124, (Electric, Cable, Telephone, and Telecommunications Utilities) Ordinance No. 2004-O-36, Sec 33.351, to install 1 new primary pole as needed at the location in the easement location 16304 Jackson Street, Lot 17, Block A Village of Volente Phase 2, 1.40 acres property belonging to: Saye Kiai Trust 4438 North 85th Street Scottsdale, AZ 85251-2827. Electrical primary pole for power to (16313 Jackson Street) Lime Creek Estates Lake Travis Sub. No 2 Lot 3. 1.5939 acres.

APPLICATION FOR VARIANCE:

Request by David Weekley Homes on behalf of Michael and Eileen Ditto for a Variance in accordance with Village of Volente Code of Ordinances Section 9.02.041, (General Requirements and Limitations, Conformity to building setback requirements) Ordinance No. 2018-O-173, Sec 30.108, (16313 Jackson Street) Lime Creek Estates Lake Travis Sub. No 2 Lot 3. 1.5939 acres.

APPLICATION FOR VARIANCE:

Request by David Weekley Homes on behalf of Jerry Barnes and Michael Bibeault for a Variance in accordance with Village of Volente Code of Ordinances Section 9.05.124, (Electric, Cable, Telephone, and Telecommunications Utilities) Ordinance No. 2004-O-36, Sec 33.351, to install 2 new overhead utility poles as needed at the location (16308 Jackson Street) Lot 16 Block A, Village at Volente Phase 2. 1.29 acres.

7014 0150 0002 0987 3050

U.S. Postal Service
CERTIFIED MAILTM RECEIPT
 (Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

Leander, TX 78641

Postage	\$3.55	0189
	\$2.85	38
Certified Fee	\$0.00	
Return Receipt Fee (Endorsement Required)	\$0.00	
Restricted Delivery Fee (Endorsement Required)	\$0.00	
	\$0.55	
Total Postage & Fees	\$6.95	

09/16/2020

Sent To *Christy Ferreri*
 Street, Apt. No.,
 or PO Box No. *16400 Jackson St*
 City, State, ZIP+4[®] *Volente, TX 78641*

PS Form 3800, August 2006

See Reverse for Instructions

7014 0150 0002 0987 3012

U.S. Postal Service
CERTIFIED MAILTM RECEIPT
 (Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

Leander, TX 78641

Postage	\$3.55	0189
	\$2.85	38
Certified Fee	\$0.00	
Return Receipt Fee (Endorsement Required)	\$0.00	
Restricted Delivery Fee (Endorsement Required)	\$0.00	
	\$0.55	
Total Postage & Fees	\$6.95	

09/16/2020

Sent To *ANAD Bedrossian*
 Street, Apt. No.,
 or PO Box No. *16307 Jackson St*
 City, State, ZIP+4[®] *Volente, TX 78641*

PS Form 3800, August 2006

See Reverse for Instructions

7014 0150 0002 0987 3029

U.S. Postal Service
CERTIFIED MAILTM RECEIPT
 (Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

Austin, TX 78750

Postage	\$3.55	0189
	\$2.85	38
Certified Fee	\$0.00	
Return Receipt Fee (Endorsement Required)	\$0.00	
Restricted Delivery Fee (Endorsement Required)	\$0.00	
	\$0.55	
Total Postage & Fees	\$6.95	

09/16/2020

Sent To *Michael Bibeault & Terry Barnes*
 Street, Apt. No.,
 or PO Box No. *7304 Halbert Dr*
 City, State, ZIP+4[®] *Austin TX 78750*

PS Form 3800, August 2006

See Reverse for Instructions

7014 0150 0002 0987 3159

U.S. Postal Service
CERTIFIED MAILTM RECEIPT
 (Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

Scottsdale, AZ 85251

Postage	\$3.55	0189
	\$2.85	38
Certified Fee	\$0.00	
Return Receipt Fee (Endorsement Required)	\$0.00	
Restricted Delivery Fee (Endorsement Required)	\$0.00	
	\$0.55	
Total Postage & Fees	\$6.95	

09/16/2020

Sent To *Sayfa Kiaei Trust*
 Street, Apt. No.,
 or PO Box No. *4438 N 85th St*
 City, State, ZIP+4[®] *Scottsdale, AZ 85251-2821*

PS Form 3800, August 2006

See Reverse for Instructions

7014 0150 0002 0987 3272

U.S. Postal Service
CERTIFIED MAILTM RECEIPT
 (Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

Leander, TX 78641

Postage	\$3.55	0189
	\$2.85	38
Certified Fee	\$0.00	
Return Receipt Fee (Endorsement Required)	\$0.00	
Restricted Delivery Fee (Endorsement Required)	\$0.00	
	\$0.55	
Total Postage & Fees	\$6.95	

09/16/2020

Sent To *Anthony & Kristin*
 Street, Apt. No.,
 or PO Box No. *16321 Jackson*
 City, State, ZIP+4[®] *Volente, TX 78641*

PS Form 3800, August 2006

See Reverse for Instructions

7014 0150 0002 0987 3043

U.S. Postal Service
CERTIFIED MAILTM RECEIPT
 (Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

Leander, TX 78641

Postage	\$3.55	0189
	\$2.85	38
Certified Fee	\$0.00	
Return Receipt Fee (Endorsement Required)	\$0.00	
Restricted Delivery Fee (Endorsement Required)	\$0.00	
	\$0.55	
Total Postage & Fees	\$6.95	

09/16/2020

Sent To *Holly Trust*
 Street, Apt. No.,
 or PO Box No. *16319 Jackson St*
 City, State, ZIP+4[®] *Volente, TX 78641*

PS Form 3800, August 2006

See Reverse for Instructions

Public Notice of a Variance Requests within 200 feet of Your Property

Planning and Zoning Commission Meeting: September 21, 2020 at 5:30 p.m.

City Council Meeting: September 22, 2020 at 5:30 p.m.

REQUEST BY DAVID WEEKLY HOMES ON BEHALF OF:

**Michael and Eileen Ditto 16313 Jackson Street
VARIANCE FOR:**

Notice is hereby given that public hearings will be held at the Village of Volente Planning and Zoning Commission meeting at 5:30 p.m. on Monday, September 21, 2020 and at the City Council meeting at 5:30 p.m. on Tuesday, September 22, 2020 at the Volente City Hall, 16100 Wharf Cove, Volente, TX 78641 on Zoom Meeting to consider:

#1 - A variance from the Village of Volente Code of Ordinances as follows: Sections 9.05.124 (Electrical, Cable, Telephone and Telecommunications Utilities) Ordinance No. 2004-O-36, Sec 33.351, to install two (2) new overhead utility poles as needed at the location (16313 Jackson Street) Lime Creek Estates, Lake Travis Sub. No 2, Lot 3, 1.5939 acres.

#2 - A variance from the Village of Volente Code of Ordinances as follows: Sections 9.05.124 (Electrical, Cable, Telephone and Telecommunications Utilities) Ordinance No. 2004-O-36, Sec 33.351, to install 1 new primary utility pole as needed at the location in the easement location (16304 Jackson Street) Lot 17, Block A, Village of Volente Phase 2, 1.40 acres property belonging to: Saye Kiaei Trust 4438 North 85th Street Scottsdale, AZ 85221-2827. Electrical primary pole for power to (16313 Jackson Street) Lime Creek Estates, Lake Travis Sub. No 2, Lot 3, 1.5939 acres.

#3 - A variance from the Village of Volente Code of Ordinances as follows: Sections 9.02.041 (General requirements and limitations, h, Conformity to building setback requirements) Ordinance No. 2016-O-173, Sec 30.108, (16313 Jackson Street) Lime Creek Estates, Lake Travis Sub. No 2, Lot 3, 1.5939 acres.

REMOTE ACCESS ONLY: In accordance with the order of the Office of the Governor issued March 16, 2020, the City Council of the Village of Volente will conduct a videoconference meeting in order to advance the public health goal of limiting face-to-face meetings (also called "social distancing") to slow the spread of the Coronavirus (COVID19).

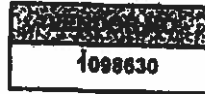
The public may participate in this meeting by dialing in to the following toll-free number:

(346) 248-7799, Meeting ID 763 391 2006, Password: 7B6qDk (passwords are case sensitive)

Members of the public who wish to submit their written comments in lieu of speaking shall submit their comments by emailing city.secretary@volentetexas.gov.

If you wish to speak during the meeting, please provide your name, phone number and the item number you wish to speak on to city.secretary@volentetexas.gov for Planning & Zoning by 12:00 Noon on Monday, September 21, 2020, for City Council by 12:00 Noon Tuesday, September 22, 2020.

THE WEEKLEY GROUP OF COMPANIES
1111 NORTH POST OAK ROAD
HOUSTON, TEXAS 77055



4444990



PAY *Three Thousand Three Hundred And 00/100 Dollars*

VOID IF NOT CASHED IN 60 DAYS

TO THE ORDER OF: VILLAGE OF VOLENTE
16100 WHARF COVE
VOLENTE TX 78641

AUTHORIZED SIGNATURE

THE WEEKLEY GROUP OF COMPANIES
1111 NORTH POST OAK ROAD
HOUSTON, TEXAS 77055

VENDOR NO. - 1098630
VENDOR - VILLAGE OF VOLENTE

CHECK NO. - 2922935
CHECK DATE - 08/12/20

2187751

DETACH STATEMENT BEFORE DEPOSITING

Page 1 of 1

INVOICE NUMBER	DATE	DESCRIPTION	GROSS AMOUNT	DEDUCTIONS	AMOUNT PAID
16313 JACKSON ST	08/10/20	20239999 1670	3,300.00		3,300.00
			3,300.00		3,300.00

BANK OF AMERICA

66-798
531

2912777

THE WEEKLEY GROUP OF COMPANIES
1111 NORTH POST OAK ROAD
HOUSTON, TEXAS 77055

1098630

06/10/20

*****\$3,300.00

VOID IF NOT CASHED IN 60 DAYS

PAY Three Thousand Three Hundred And 00/100 Dollars

TO THE ORDER OF: VILLAGE OF VOLENTE
16100 WHARF COVE
VOLENTE TX 78641

AUTHORIZED SIGNATURE

THE WEEKLEY GROUP OF COMPANIES
1111 NORTH POST OAK ROAD
HOUSTON, TEXAS 77055

VENDOR NO. - 1098630
VENDOR - VILLAGE OF VOLENTE

CHECK NO. - 2912777
CHECK DATE - 06/10/20

2177306

DETACH STATEMENT BEFORE DEPOSITING

Page 1 of 1

INVOICE NUMBER	DATE	DESCRIPTION	GROSS AMOUNT	DEDUCTIONS	AMOUNT PAID
16308 JACKSON ST	06/09/20	20660274 1208 16308 Jackson Street	1,100.00		1,100.00
16313 JACKSON ST	06/09/20	20239999 1670	1,100.00		1,100.00
7312 REED DR	06/09/20	20669999 1670	1,100.00		1,100.00
RECEIVED: 6/19/2020 SCANNED: 6/19/2020 ENTERED: _____ DEPOSITED: _____ PAID: _____ CHECK: _____					
			3,300.00		3,300.00
					3,300.00

531

THE WEEKLEY GROUP OF COMPANIES
1111 NORTH POST OAK ROAD
HOUSTON, TEXAS 77055

200770

100000

05/06/20

43,300.00

VOID IF NOT CASHED IN 90 DAYS

PAY *Three Thousand Three Hundred And 00/100 Dollars*

**TO THE ORDER OF: VILLAGE OF VOLENTE
16100 WHARF COVE
VOLENTE TX 78641**

Variance Deposit

AUTHORIZED SIGNATURE

THE WEEKLEY GROUP OF COMPANIES
1111 NORTH POST OAK ROAD
HOUSTON, TEXAS 77055

VENDOR NO. - 1098830
VENDOR - VILLAGE OF VOLENTE

CHECK NO. - 2907778
CHECK DATE - 05/08/20

2171905

DETACH STATEMENT BEFORE DEPOSITING

Page 1 of 1

	DATE	DESCRIPTION	GRAND AMOUNT	DEDUCTIONS	AMOUNT PAID
16306 JACKSON ST	05/05/20	20689999 1670	1,100.00		1,100.00
16313 JACKSON ST	05/05/20	20239999 1670	1,100.00		1,100.00
7312 REED DR	05/05/20	20689999 1670	1,100.00		1,100.00

THE FACE OF THIS CHECK IS PRINTED BLUE - THE BACK CONTAINS A SIMULATED WATERMARK

BANK OF AMERICA

62-7444
B31

THE WEEKLEY GROUP OF COMPANIES
1111 NORTH POST OAK ROAD
HOUSTON, TEXAS 77055

2296077

1098630

02/26/20

*******\$5,250.00**

VOID IF NOT CASHED IN 60 DAYS

PAY Five Thousand Two Hundred And Fifty And 00/100 Dollars

**TO THE ORDER OF: VILLAGE OF VOLENTE
16100 WHARF COVE
VOLENTE TX 78641**

Building Permit

AUTHORIZED SIGNATURE

金

			3,300.00		3,300.00
					3,300.00

BANK OF AMERICA

109830

THE WEEKLEY GROUP OF COMPANIES
1111 NORTH POST OAK ROAD
HOUSTON, TEXAS 77055

289877

109830

02/28/20

*****\$5,250.00

VOID IF NOT CASHED IN 60 DAYS

PAY Five Thousand Two Hundred And Fifty And 00/100 Dollars

TO THE VILLAGE OF VOLENTE
ORDER OF: 16100 WHARF COVE
VOLENTE TX 78641



AUTHORIZED SIGNATURE

Building Permit Application Fee's for 16308 Jackson, 16313 Jackson and 7312 Reed Dr.

THE WEEKLEY GROUP OF COMPANIES
1111 NORTH POST OAK ROAD
HOUSTON, TEXAS 77055

VENDOR NO. - 109830

CHECK NO. - 289877

2160543

VENDOR - VILLAGE OF VOLENTE

CHECK DATE - 02/28/20

DETACH STATEMENT BEFORE DEPOSITING

Page 1 of 1

ACCOUNT	DATE	DEBIT	CREDIT	DEDUCTIONS	AMOUNT PAID
16308 JACKSON ST	02/21/20	20669999 1670	1,750.00		1,750.00
16313 JACKSON ST	02/21/20	20239999 1670	1,750.00		1,750.00
7312 REED DR	02/21/20	20669999 1670	1,750.00		1,750.00
Builders Deposit					
16308 Jackson \$1,750.00					
16313 Jackson \$1,750.00					
7312 Reed Dr \$1,750.00					

RECEIPT DATE 3/2/2020 No. 465092

RECEIVED FROM The Weekley Group of Companies \$ 5,250.00

Five thousand two hundred and fifty dollars DOLLARS

☐ FOR RENT

☒ FOR 16308 Jackson & 16313 Jackson Builders Permit

ACCOUNT

PAYMENT \$250.00

BAL. DUE

☐ CASH

☒ CHECK

☐ MONEY ORDER

☐ CREDIT CARD

FROM Chloe Butter TO Village of Volente

BY James A. Arriola

RECEIVED
3/3/2020
via USPS.

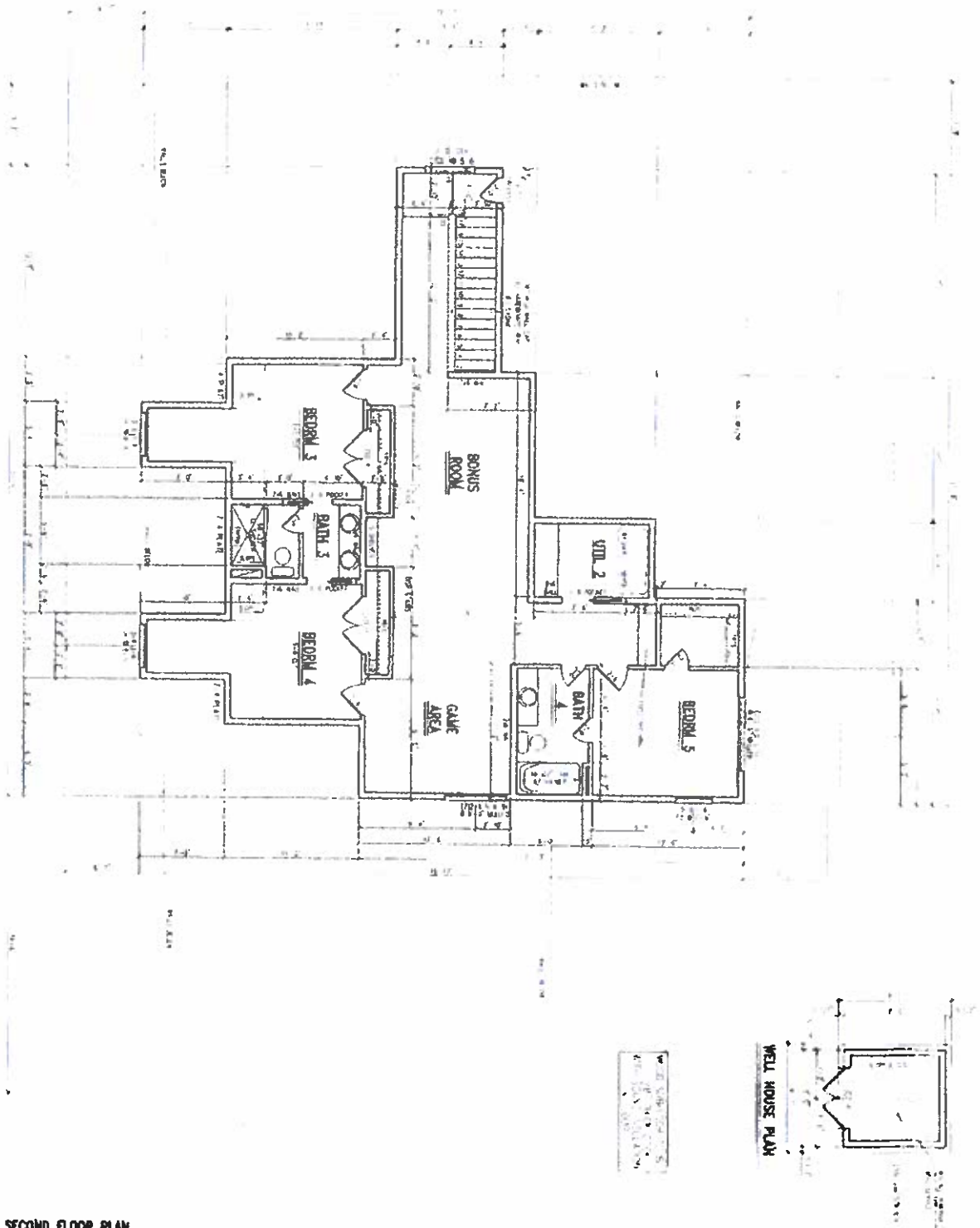
RECEIVED: 3/3/2020
SCANNED: 3/3/2020
ENTERED: _____
DEPOSITED: _____
PAID: _____
CHECK: 2896877

5,250.00

5,250.00
5,250.00



Ⓢafety Hazard 1: 20-1
The measurements, dimensions, and other specifications shown on this document are guidelines for construction use only. The actual specifications of the finished structure may vary. This document may not be relied on as a representation of what the completed structure will look like.



SECOND FLOOR PLAN

NOTE: ALL 2ND FLR. CEILING HEIGHTS
9'-0" UNLESS NOTED OTHERWISE

ADVANCED FRAMING: 2x6 WALLS AT EXTERIOR
PERIMETER WALLS AND ALL INSULATED WALLS
UNLESS NOTED OTHERWISE

NORTH
C133-A
PLN-2
DWGNO

LIME CREEK ESTATES
16313 JACKSON STREET
VOLENTE, TX 78641

2023
1298

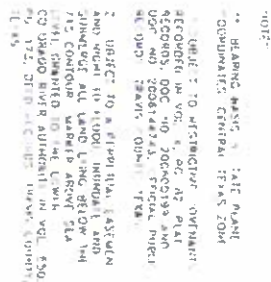
3
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2

David Weekley Homes

DWC
11/11/19
12/28/19

© David Weekley Homes, Inc. 2019
The measurements, dimensions, and other
specifications shown on this document
are guidelines for construction use only.
The actual specifications of the finished
structure may vary. This document may
not be relied on as a representation of
what the completed structure will look like.

LOT 3, LIME CREEK ESTATES, REPLAT OF A
PORTION OF LOT 5 LAKE TRAVIS SUBDIVISION
NO. 2, A SUBDIVISION RECORDED IN DOC. NO.
20600199, OFFICIAL PUBLIC RECORDS, TRAVIS
COUNTY, TEXAS.

[illegible][illegible]

INDEX

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for a long enough time, the current drivers and no means the last, and the survey asked of a question in comparison with

15313 *SON STREET

[illegible]

1 Power Pole variance for other property
16304 JACKSON VACANT LOT (see far 16313)
Application for Variance



VILLAGE OF
VOLENTE

VOV USE
ONLY:

Date of Submittal:

8/12/20

BOAP&Z:

Postponed

Public Ntc Date:

Date of Mtg:

Approve / Deny:

Postponed

Findings of Facts:

☐ Zoning ☒ Development ☐ Building ☐ Other: _____

Property Address: 16313 Jackson Street

Legal Description: LOT 3 LIME CREEK ESTATES

Acreage: 1.5939 Is property within floodplain? NO

Property Owner(s): Michael & Eileen Ditto

Phone: 650-787-0718 Email: ford@omnicron.com

Mailing Address: 9009 North FM 620 Apt #1602

Austin, Tx 78726

Contractor: David Weekley Homes Contact Name: Chloe Butler

Phone: 512-821-8803 Email: clbutler@dwhomes.com

Mailing Address: 9000 Waterford Centre Blvd.

AUSTIN, TX 78758

*Authorized Agent form must be completed if applicant is not owner

Project for Which Variance Is Sought: 2 NEW Electric/Power

Poles for Power to Property

Applicable Section/Subsection of Ordinance: Sec. 9.05.124

Justifications: Access to Electricity from Power

lines. Closest Primary Pole is over two

lots away, or across the street.

Special Conditions: Power lines across the street -

Electrical Company will need to place

new primary pole in easement for access.

Attachments: ☒ Photos ☒ Site Plan ☒ Conceptual Plan ☒ Letter

LOT 3, Lime Creek Estates Replat of a portion of lots

SUBMITTAL VERIFICATION/INSPECTION AUTHORIZATION

Lake Travis
Subdivision No. 2

That I, as owner or duly authorized officer of the property hereinafter referenced, do hereby execute this document, acknowledge the above statements to be true and accurate to the best of knowledge, and understand that knowing and willful falsification of information will result in rejection of my application and may be subject to criminal prosecution. I agree to compliance with all applicable codes and ordinances of the Village. I authorize the Village or their representatives to visit and inspect the property for which this application is being submitted. I further understand that Village Staff review time may take up to ten (10) business days per review.

APPLICANT SIGNATURE

Chloe Butler

Printed Name

8/16/20

Date

STAFF:



VILLAGE
OF
VOLENTE

September 17, 2020

16313 Jackson Street
Village of Volente

Re: Variance Review

Dear Mayor Nace:

The site located at 16313 Jackson Street is requesting a variance to encroach into the side setback 1'-8", a reduction of the 25-foot setback to approximately a 23-foot side setback as explained in the hardship letter. In my opinion this small encroachment doesn't create drastic impact to the adjacent neighbors.

If you have any questions or need any additional information please feel free to call or email me at 512.297.8651 or marc.dickey@gmail.com.

Thank you,

Marc Dickey



VILLAGE
OF
VOLENTE

September 17, 2020

16313 Jackson Street
Village of Volente

Re: Variance Review

Dear Mayor Nace:

Now more than ever there is a need in the Village for more overhead utility poles per PEC's recommendations. In the past PEC would work with the homeowners to come up with solutions on how to reduce the number of poles but lately they are requesting more and more poles. It is PEC's responsibility to provide power to the home owners and we have rules that state no new overhead utilities. I don't know how to make a recommendation to the Village, this is up to P&Z and Council to make this decision.

This letter addresses several of the sites all requesting the same variance: 16308 & 16313 Jackson Street, 8017 & 8023 Lakeview Street.

16313 Jackson: The existing overhead power lines along Jackson Street are on the west side of the street and in order to cross the road PEC is requiring a pole across the street and on the property.

16308 Jackson: The existing overhead powerlines are on the same side of the property however PEC is requiring two poles, a pole in the PEC easement and another pole on site. This type of variance in the past was handled by one new pole and a weather head drop in the easement along the main pole which would reduce the number of poles in the Village. See the attached image.

8017 & 8023 Lakeview: These two properties have the same issue as 16313 Jackson because the electrical is on the opposite side of the street. A new pole is required for the owners to have a drop at this location.

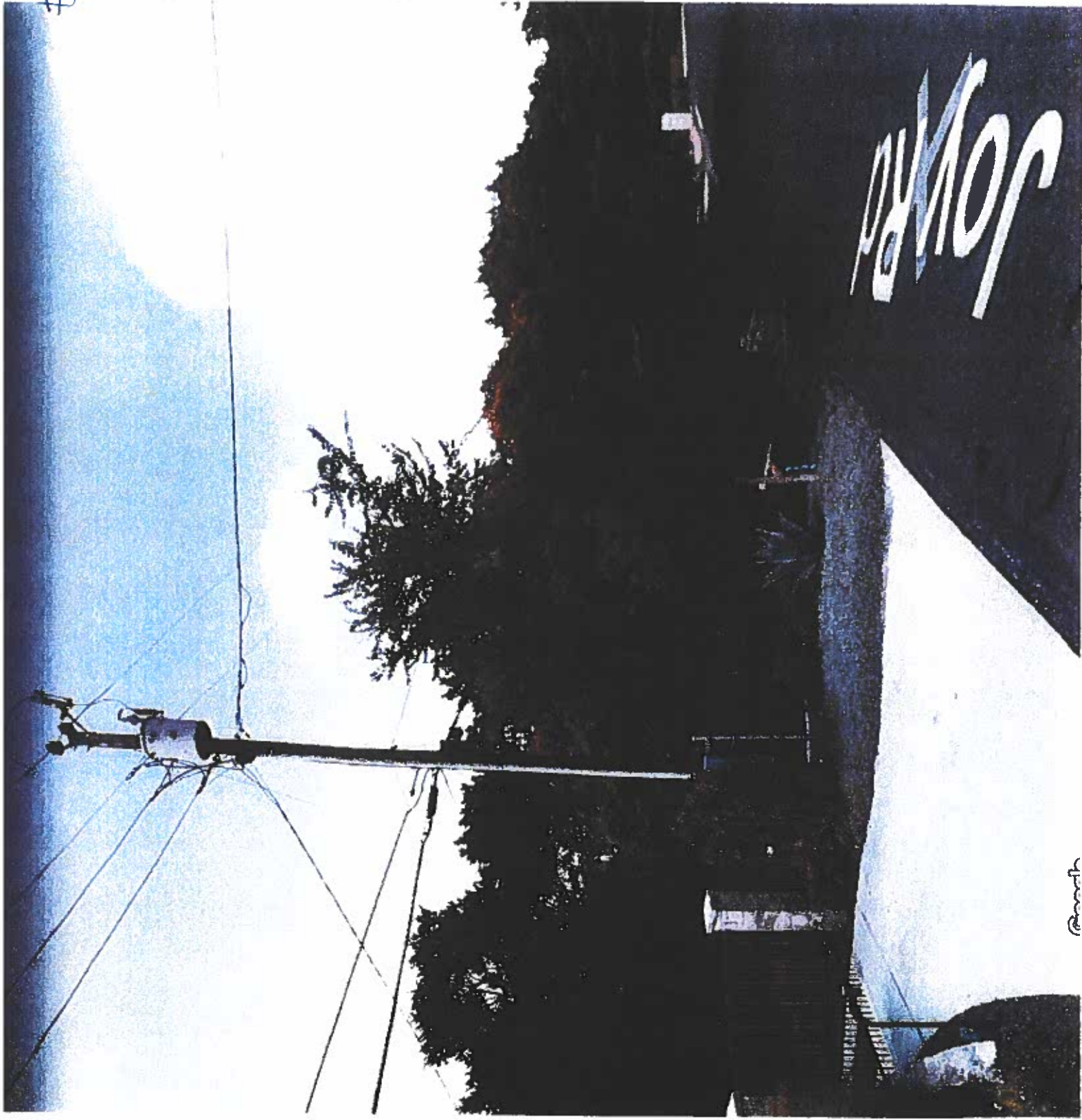
My opinion is that the Village needs to work closely with PEC to come up with power supply alternatives for overhead power and crossing the street or we are going to have more and more overhead in the community. If you have any questions or need any additional information please feel free to call or email me at 512.297.8651 or marc.dickey@gmail.com.

Thank you,



Marc Dickey

Example
of
How To
Tie into
a pole
& go
under
ground



Don't

August 6, 2020

Village of Volente

ATTN: Permit Department

16100 Wharf Cove

Volente, Texas 78641

512-250-2075

RE: Power Pole Variance Application

16313 Jackson Street Volente, Texas 78641

Village of Volente Permit Department:

Please accept the enclosed application and required documents for the above mentioned address. The lot is currently vacant. We will be constructing a two-story, single family residence with an unfinished basement for individual property owners Michael & Eileen Ditto.

In order to access electricity in their new home, we require access to the power lines currently in place on the other side of Jackson Street. The proper procedure to safely ensure adequate power is for the electrical company to install a new 45' pole in line with existing PEC facilities, then install a new 35' primary pole within the electrical easement on the front/north side of the property. This will provide access to the proper side of the street. Further, we then require a new secondary pole to connect the primary pole to the underground service which will initiate power to the Ditto's new home. To clarify, we are requesting three poles to establish proper service to the homeowner. Per Pedernales Electric Cooperative, this is the only way to get service to the home, as is evidenced by the erected power poles throughout Jackson Street.

If you need any additional information regarding this project, please feel free to contact me at 512-821-8803 or cbutler@dwhomes.com.

Sincerely,

A handwritten signature in black ink, appearing to read 'Chloe Butler', with a stylized flourish at the end.

Chloe Butler

Starts Coordinator

David Weekley Homes

Jackson St

Jackson St

Jackson St

15313 Jackson Street

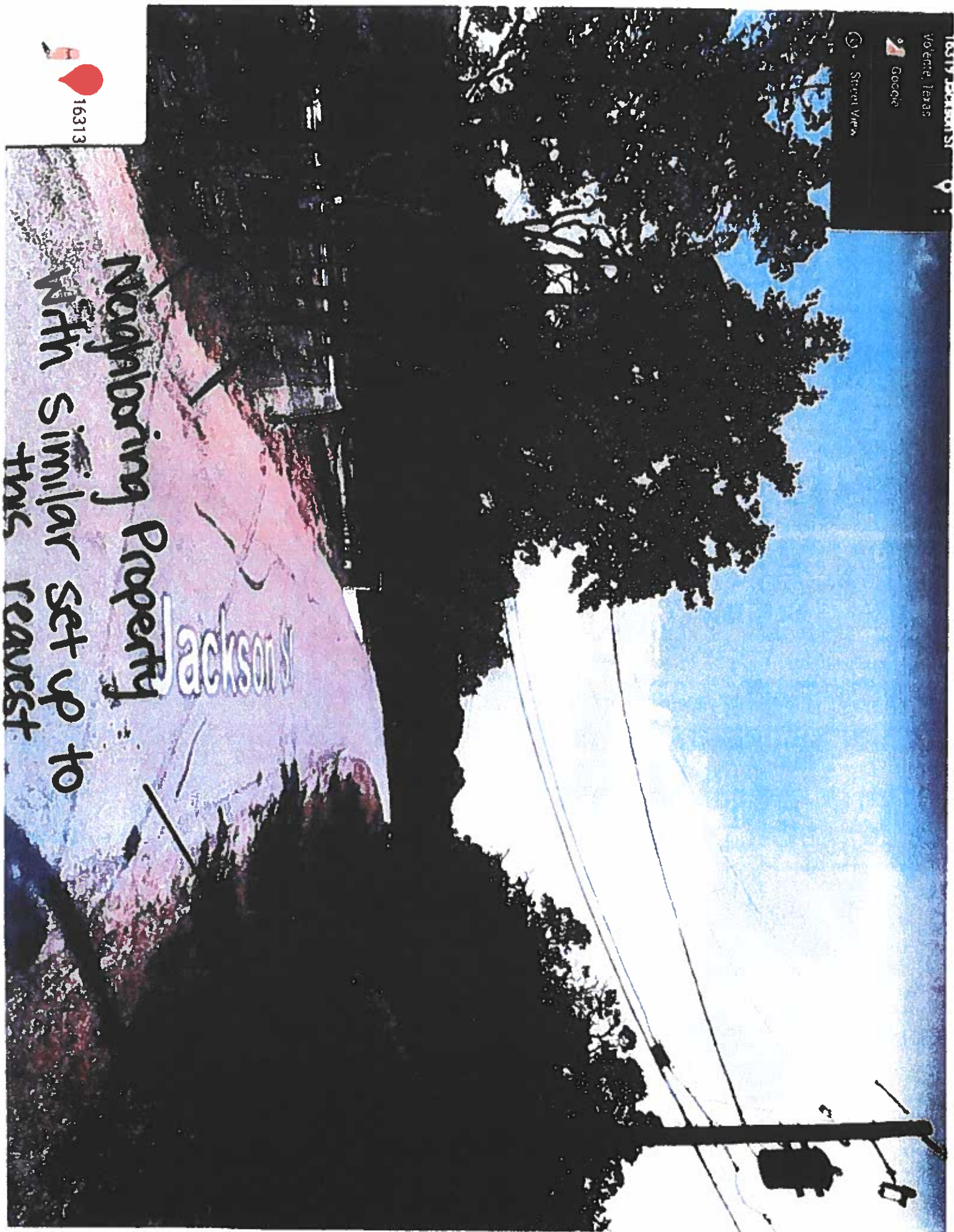


* Approximate

Location

Fort 1-100





Neighboring Property

with similar set up to
this reavest

16321 Jackson St

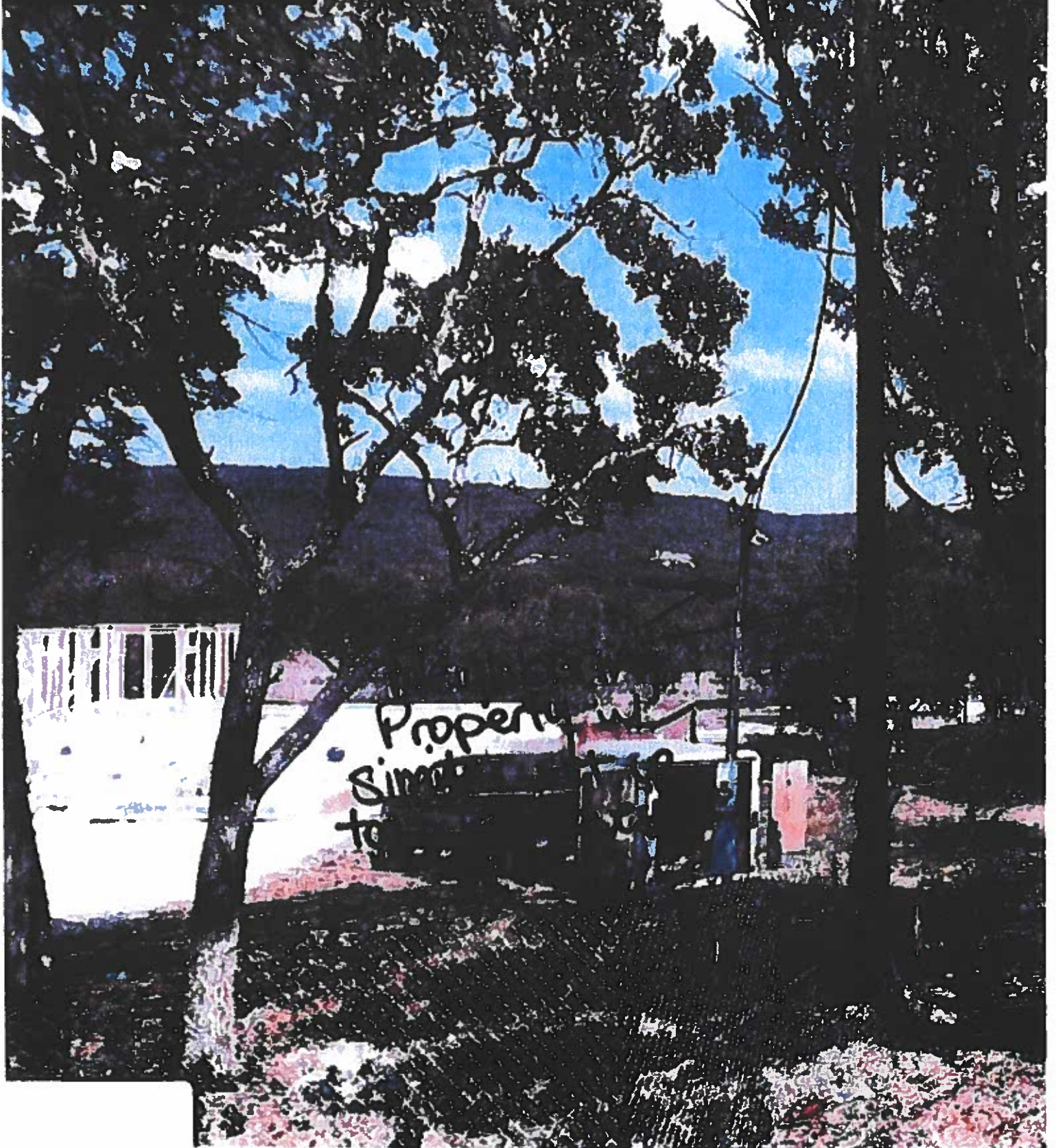
Volente, Texas

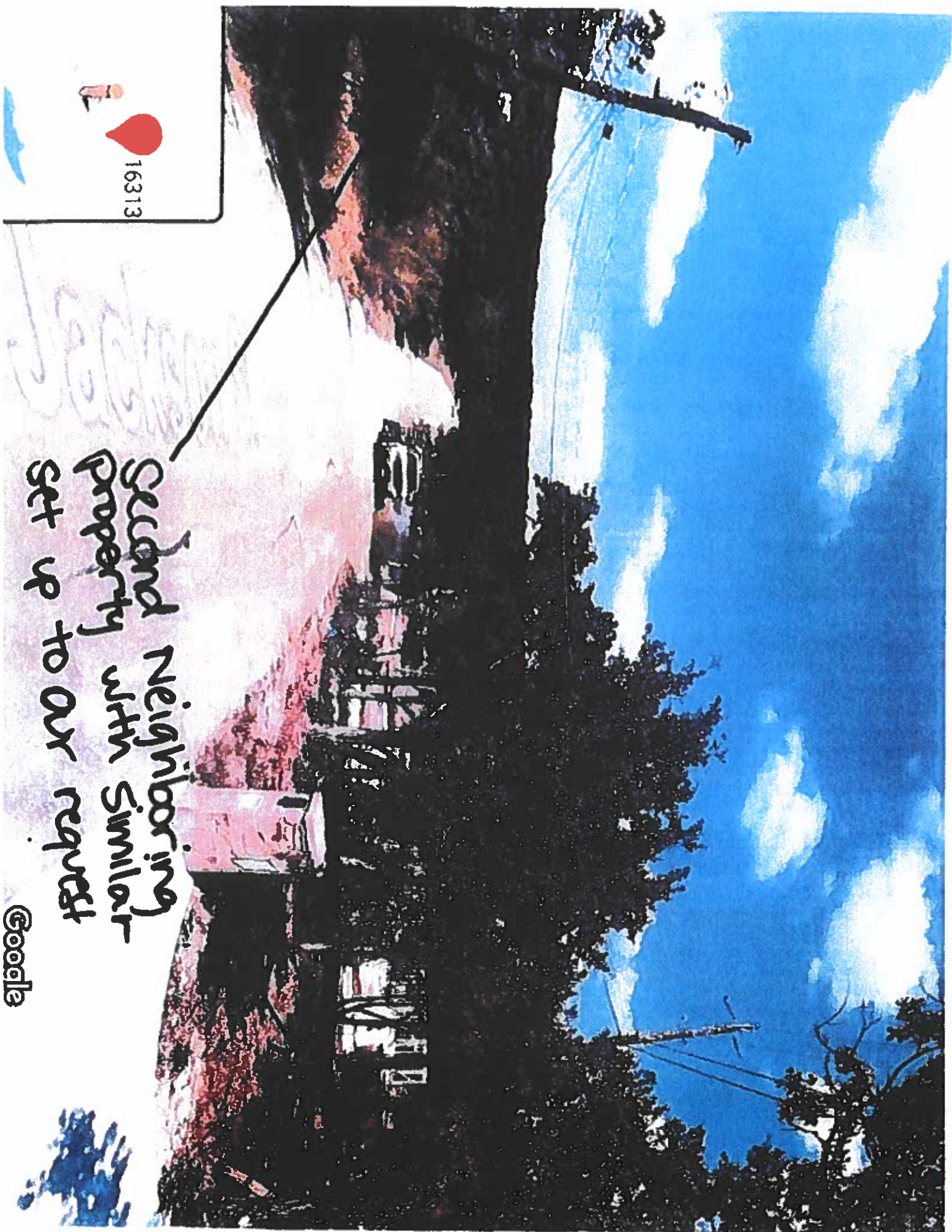


Google



Street View





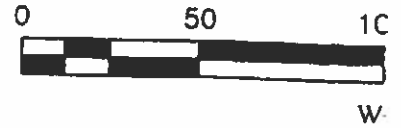
16313

Second neighboring
property with similar
set up to our request

Google

16304 Jackson
Vacant Map
Lot Address

NOTICE
BEFORE DESIGN BEGINS ON THE SUBJECT PROPERTY THE OWNER
SHOULD CHECK THE LOCAL GOVERNING AUTHORITIES ABOUT
BUILDING SETBACKS AND OTHER BUILDING REQUIREMENTS



MAILBOX
VILLAGE ORDINANCE DECLARES IT UNLAWFUL FOR MAILBOXES
LOCATED IN THE RIGHTS-OF-WAY IN THE VILLAGE OF VOLENTE TO
BE OF BRICK, MASONRY CONCRETE OR SIMILAR MATERIALS.
MAILBOXES LOCATED IN THE RIGHTS-OF-WAY OF THE VILLAGE OF
VOLENTE MAY HAVE EITHER A WOOD (4" BR 4", ROUND OR SQUARE)
OR METAL (2" DIAMETER) SUPPORT THAT IS NOT EMBEDDED MORE
THAN 24" INTO THE GROUND.

BENCHMARK
TOP OF COTTON GIN SPINDLE FOUND
ELEVATION = 752.07'
NAVD 1988 DATUM USED

5' DEDICATED
FOR R.O.W.

THIRD SQUARE FOOTAGE	
FIRST FLOOR:	3080 SQFT
SECOND FLOOR:	1860 SQFT
BASEMENT FLOOR:	1488 SQFT
TOTAL:	5428 SQFT
IMPERVIOUS COVERAGE	
LOT:	69280 SQFT
HOUSE:	3080 SQFT
GARAGES:	762 SQFT
FRONT PORCH:	197 SQFT
REAR PORCHES:	884 SQFT
TOTAL SLAB:	4819 SQFT
SLAB IMP COVERAGE:	70%
DRIVEWAY	
DRIVEWAY:	4247 SQFT
PAVEMENT:	362 SQFT
A/C:	24 SQFT
TOTAL DRIVEWAY:	4633 SQFT
TOTAL IMP COV:	12.7%
FINISHED HEIGHT:	10'-4"

- NOTES:
1. FRONT FENCE LOCATED PER BUILDER.
2. VERIFY GRADING IN FIELD.
3. VERIFY BUILDING SETBACKS AND/OR EASEMENTS IN FIELD.

TO THE LIEN HOLDER AND/OR OWNERS OF THE PREMISES SURVEYED
I DO HEREBY CERTIFY THAT THIS SURVEY WAS THIS DAY MADE ON THE
GROUND UNDER MY SUPERVISION AND TO THE BEST OF MY KNOWLEDGE
OF THE PROPERTY LEGALLY DESCRIBED HEREON CERTIFIED ONLY TO
BUILDING LINES AND EASEMENTS AS PER PLAT. THIS SURVEY WAS
PERFORMED WITHOUT THE BENEFIT OF AN ABSTRACT OF TITLE.

ADDRESS

MICHAEL RICHARD DITTO and
EILEEN DITTO
16313 JACKSON STREET
VILLAGE OF VOLENTE, TRAVIS COUNTY, TEXAS

FIRM MAP INFORMATION

A PORTION OF THIS PROPERTY DOES
LIE WITHIN THE 100 YEAR FLOOD-
PLAIN, AND HAS A ZONE
"AE" RATING AS SHOWN ON THE
FLOOD INSURANCE RATE MAPS
F.I.R.M. MAP NO. 48453C0210H
PANEL: 0210H
DATED: 09/26/2008

THIS CERTIFICATION IS FOR INSURANCE
PURPOSES ONLY AND IS NOT A GUARANTEE
THAT THIS PROPERTY WILL OR WILL NOT FLOOD.
CONTACT YOUR LOCAL FLOOD PLAIN
ADMINISTRATOR FOR THE CURRENT STATUS OF
THIS TRACT.

ALLSTAR
Land surveying
9020 ANDERSON MILL RD
AUSTIN, TEXAS 78729
(512) 249-8149 PHONE
(512) 331-5217 FAX
T8PLS FIRM NO. 10133000

SURVEY DATE:	NOVEMBER 6, 2019	FIELD BY:	REX NOLAN	11/04/2019
TITLE CO.:	-	CALC. BY:	CHRIS ZOTTER	11/06/2019
G.F. NO.:	-	DRAWN BY:	DAIMAN SMITH	11/06/2019
JOB NO.:	A1017019	IRPLS CHECK:	EDWARD RUMSEY	11/06/2019

Application for Variance



VILLAGE OF
VOLENTE

VOV USE
ONLY:

Date of Submission

BOA/P&Z

Public Ntc Date

Date of Mtg

Approve Deny

Postponed

Findings of Facts:

☐ Zoning ☒ Development ☐ Building ☐ Other:

Property Address: 116313 Jackson Street
Legal Description: LOT 3 LIME CREEK ESTATES
Acreage: 1.6939 Is property within floodplain? NO

Property Owner(s): Michael & Eileen Ditto
Phone: 650-787-0718 Email: ford@omnicom.com
Mailing Address: 9009 North FM 620 Apt #11602
Austin, Tx 78726

Contractor: David Weasley Homes Contact Name: Chloe Butler
Phone: 512-821-8803 Email: cbutler@dlwhomes.com
Mailing Address: 9000 Waterford Centre Blvd Austin,
Tx 78758

*Authorized Agent form must be completed if applicant is not owner

Project for Which Variance Is Sought: New Electric/Power
Pole on 116304 Jackson St for Power to 116313

Applicable Section Subsection of Ordinance: Sec 9.05.124

Justifications: Permission to erect P&L Primary Power
pole in line w/ existing power line - but
located on neighboring property.

Special Conditions: 116304 Jackson St. (LOT 17 BLKA
VILLAGE AT VOLENTE PHS 2) - would need
permission from lot owner

Attachments: ☒ Photos ☒ Site Plan ☒ Conceptual Plan ☒ Letter

SUBMITTAL VERIFICATION/INSPECTION AUTHORIZATION

That I, as owner or duly authorized officer of the property hereinafter referenced, do hereby execute this document, acknowledge the above statements to be true and accurate to the best of knowledge, and understand that knowing and wilful falsification of information will result in rejection of my application and may be subject to criminal prosecution. I agree to compliance with all applicable codes and ordinances of the Village I authorize the Village or their representatives to visit and inspect the property for which this application is being submitted. I further understand that Village Staff review time may take up to ten (10) business days per review.

APPLICANT SIGNATURE

Chloe Butler
Printed Name

Date

STAFF:

August 6, 2020

Village of Volente

ATTN: Permit Department

16100 Wharf Cove

Volente, Texas 78641

512-250-2075

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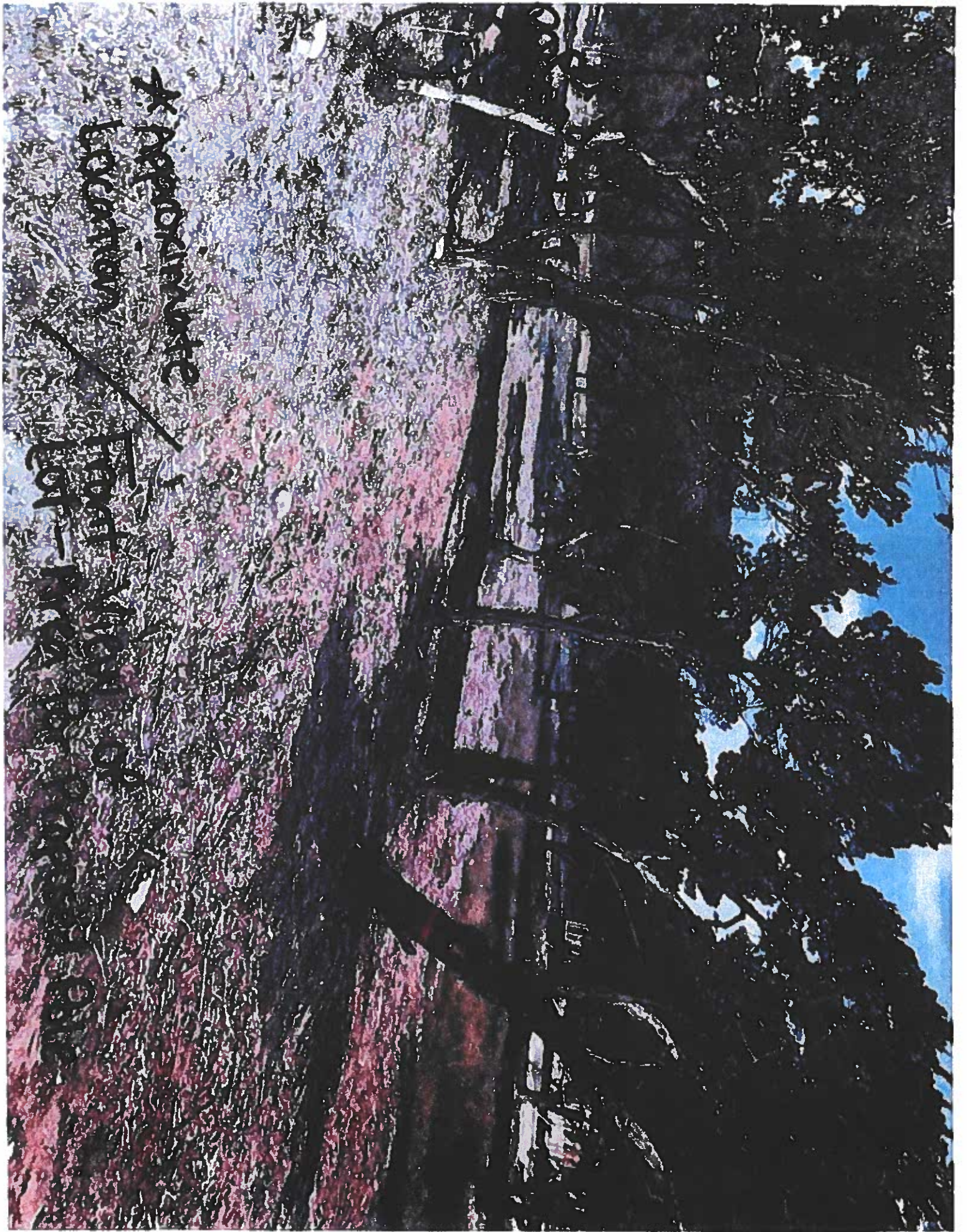
Jackson St

Jackson St

Jackson St

16313 Jackson Street

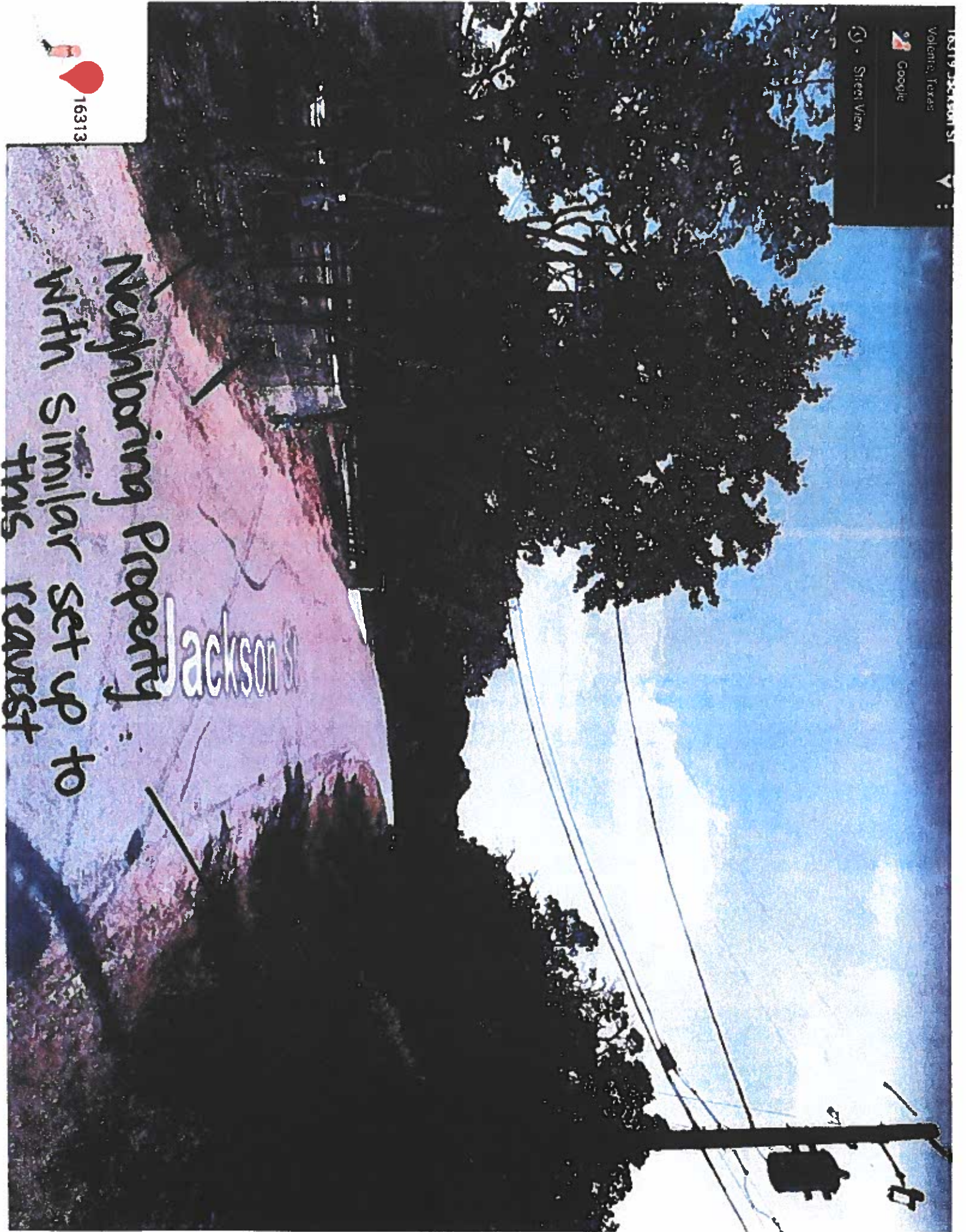




* Approximate

Location

Foot of hill -
lot - 1000



Neighboring Property:
with similar set up to
this request

16321 Jackson St

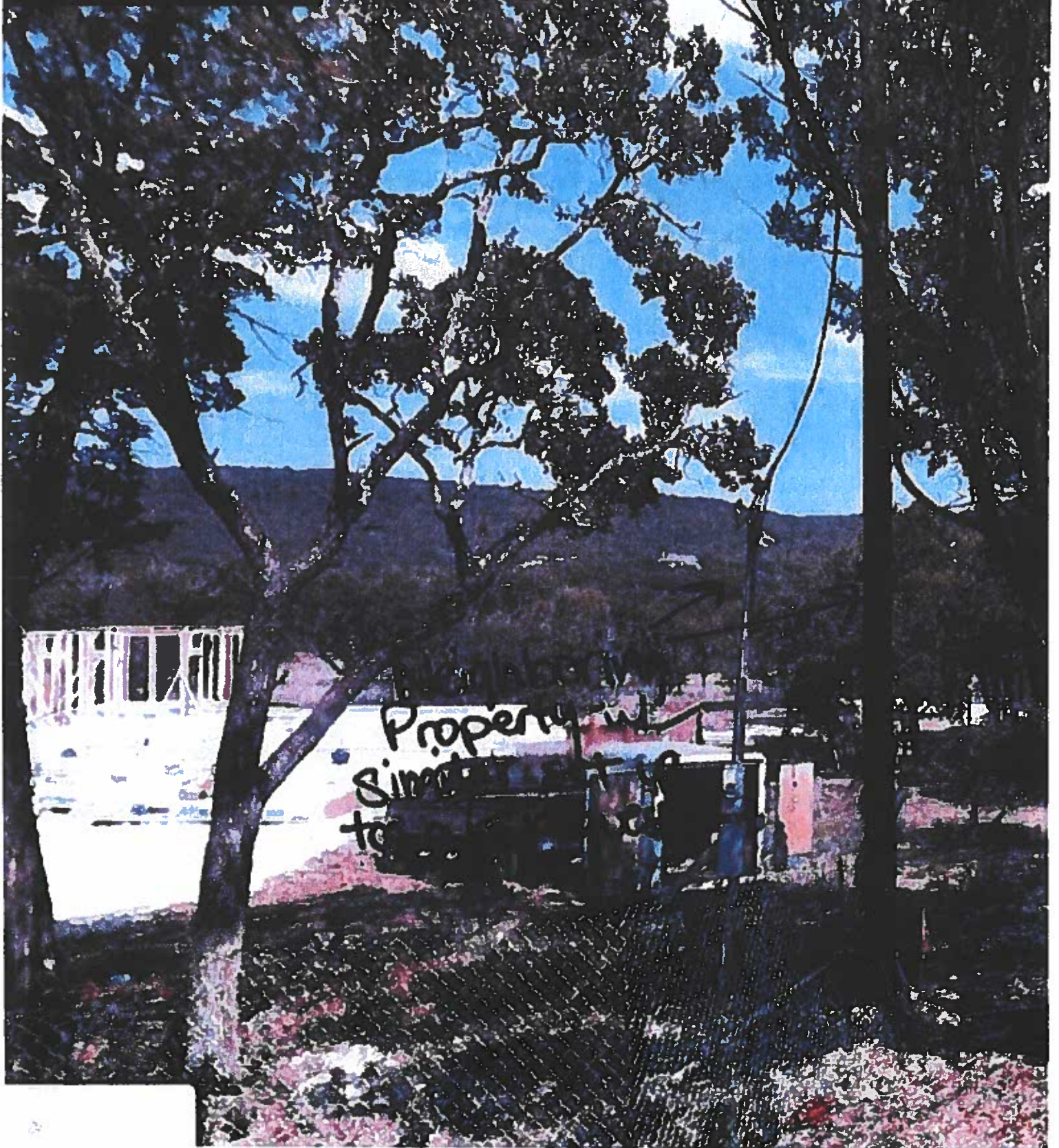
Volente, Texas

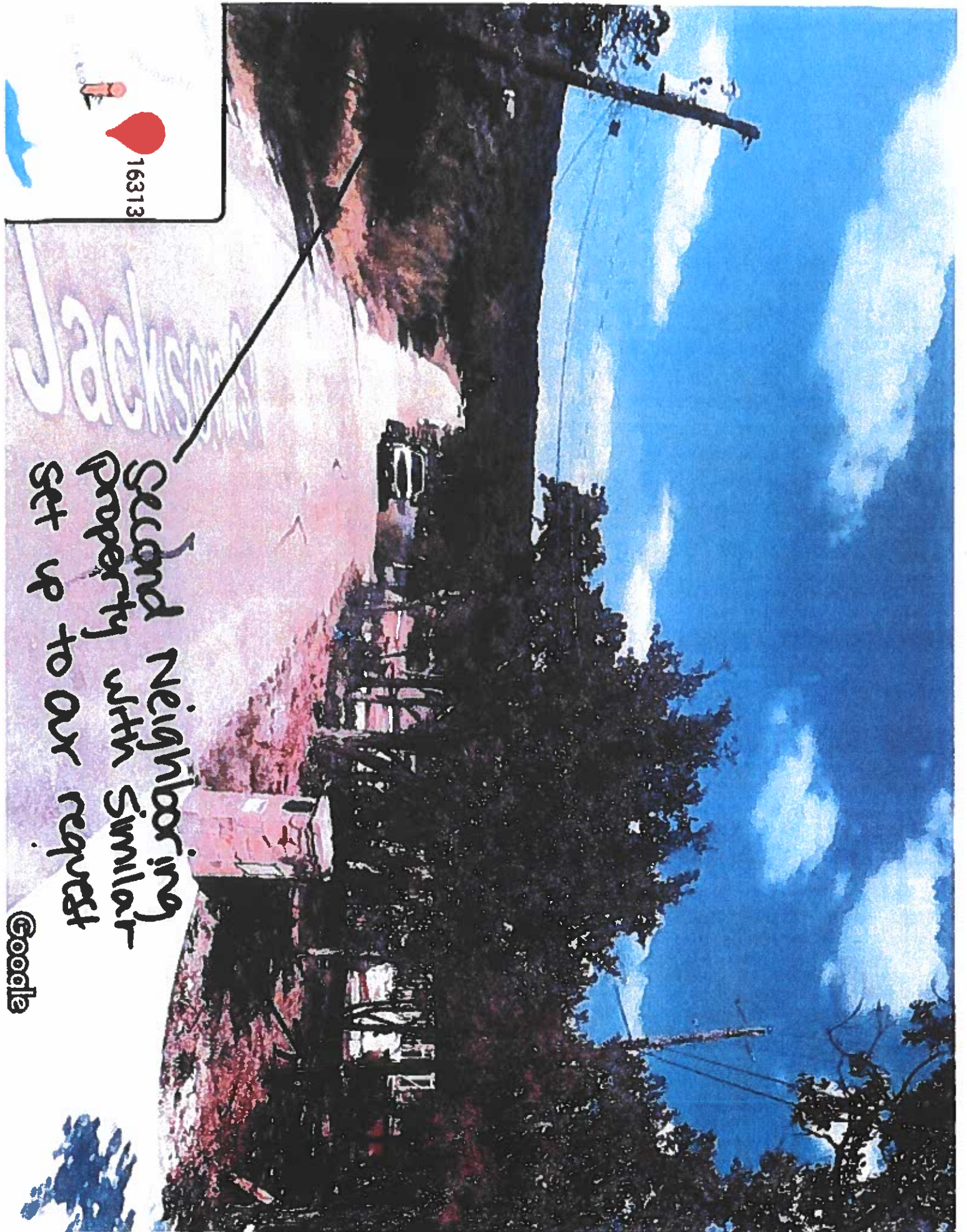


Google



Street View





Second Neighboring
property with similar
set up to our request